

AAccess Bail Bonds

February 23, 2007

The Honorable Members
Las Vegas City Council
City Hall, Tenth Floor
400 Stewart Avenue
Las Vegas, NV 89101

Re: Special Use Permit – 117 Gass Avenue, Las Vegas, NV

Dear Council:

Please accept this letter in support of the application for a special use permit by AAccess Bail Bonds to operate a bail bond agency at 117 Gass Avenue, Las Vegas, NV, otherwise known as Lot 31 & 32, Block 7 MB1.

The building in question located near the corner of Gass Avenue sits on the edge of the area designated as the Downtown Overlay District and just steps from the area designated as the Downtown Entertainment Overlay District. It is respectfully submitted that AAccess Bail Bonds intended use of the building, to provide a professional and safe atmosphere where both Las Vegas residents and visitors can secure their constitutionally guaranteed right to bail, fits within the city's intended use for both districts.

Among the stated intent of the Downtown Overlay District is to "encourage the development of a complex, visually interesting and urbane walkable mixed-use environment" (LVMC 19.06.060 (C)). The intent of the Downtown Entertainment Overlay District is "further the City's downtown redevelopment plans in the spirit of restoring downtown Las Vegas as a dynamic, vibrant center for the entire Las Vegas Valley." (LVMC 19.06.120). By granting the special use permit, the Counsel will be allowing AAccess Bail Bonds to help the City reach its goal. The building located at 117 Gass Avenue is an attractive one story office building. Several other Bail Bond Agencies maintain offices on Gass Avenue and the surrounding streets. This concentration of similar business serves assists in promoting a positive image of the City. Instead of perpetuating the image of Downtown as an area burdened by urban blight, filled with unsavory businesses, Gass Avenue will become a community of professionals who serve the community by providing a safe and secure environment where they can go seek assistance without fear during a stressful period in their life. It is respectfully submitted that this will help promote a more positive image of Downtown in particular and of Las Vegas in general.

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In addition to providing a necessary service, as AAccess Bail Bonds grows it will employ area citizens and help grow the local economy.

Based on the foregoing it is respectfully requested that the Counsel grant AAccess Bail Bonds request for a special use permit to operate a Bail Bond Agency located at 117 Gass Avenue, Las Vegas, NV.

Very truly yours,
AAccess Bail Bonds

A handwritten signature in black ink, appearing to read "Craig S. Cohen". The signature is fluid and cursive, with the first name "Craig" and last name "Cohen" clearly distinguishable.

Craig S. Cohen
CEO & President

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